



# City Dirt Concept Design

BLUE GUM PARK / KURANGGA (PARK 20), ADELAIDE PARK LANDS

FOR KADALTILLA REVIEW  
FEBRUARY 2024



# X150 City Dirt

## Project Drivers

City Dirt (BMX Hub), Blue Gum Park / Kurangga (Park 20), is located in the southern Adelaide Park Lands and is in close proximity to the City centre. The facility is one of many outdoor recreation and adventure opportunities available in Park 20 where the precinct serves multiple age groups and varied interests.

The concept design presented in this report offers:

- A legible and new hierarchy of pathways to better connect to the BMX Tracks, the Park Lands Trail, TreeClimb, and adjacent nature-based activities.
- Improvements to the Beginner, Intermediate and Pump Tracks, including the addition of new features and natural buffer strips to improve the rider experience and enhance safety.
- Entry points and main nodes consolidated with wayfinding and track identification to better improve site and track legibility.
- Stormwater management improvements with informal natural swales to re-direct excessive water away from the tracks and to soakage pits located at low points.
- All internal paths designed to allow for wheelchair access and delineated with bordering native plants and rocks to prevent random crossings and improve safety for all users.
- Enhance the amenity and safety of the City Dirt precinct with infill planting, renewal of furniture and signage.
- Consideration of Kaurna interpretation in the design treatments and renewal of signage.

### Planning + Policy



**Adelaide Park Lands Management Strategy 2015-2025**

**Future Moves** - Kurangga (Park 20): "A medium hub will be developed in the south-east of the park to support an expanded BMX/mountain bike facility with the creek line surrounding this facility to be rehabilitated to create opportunities for nature play, exploration and contemplation."

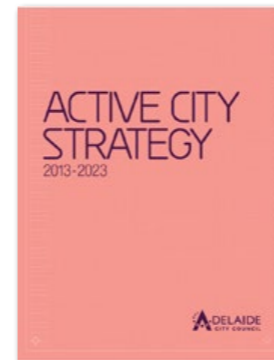
"The BMX/mountain bike track will be connected to an improved Park Lands Trail, providing an additional east-west access to the track and further connections to the Park Lands path network."



**Community Land Management Plan - Kurangga (Park 20)**

**Desired Future Character Statement:** "Meet the sporting and other recreation needs of the community in attractive wide open spaces surrounded by large shady trees within an open woodland character."

**Management Direction:** "1.3.10 Manage the playground and the BMX track as regional youth activity hubs in the Park supported by adjoining picnic and recreation facilities, and promote the BMX track for use by non-powered bicycles during daylight hours. (R9)"



**Active City Strategy 2013-2023**

**Outcome 1 - Great Spaces to be Physically Active:** "Spaces throughout the City are safe and accessible and invite people to be physically active."

The City contains a range of active recreation and sport destinations shaped by the community.

Social interactions are fostered through shared facilities"

**Strategies:** "1.2.2 Create regional activity hubs linked to the Park Lands Trail.

1.3.1 Provide youth recreation opportunities including skate and BMX facilities Additional cycling facilities (e.g. 'Pump Track') will be considered for the Kurangga BMX Tracks, along with consideration of facilities to broaden its appeal to families. Shade, signage and landscaping will significantly improve the usability of existing facilities."



**Park Lands and Open Space Asset Management Plan**

2.2 Goals and Objectives of Asset Management: "The key elements of infrastructure asset management are: Providing a defined level of service and monitoring performance; Managing the impact of growth through demand management and infrastructure investment;"

Extract: City Dirt Master Plan - Blue Gum Park / Kurangga (Park 20), Adelaide Park Lands - June 2019, Prepared by Oxigen

# X150 City Dirt

## Summary of Journey to Date

### Timeline

- 1982 - Council built a BMX track, due to high community demand.
- 2003 - Council redeveloped the tracks, creating three new tracks: Beginner, Intermediate and Advanced levels.
- 2009 - Existing advanced track was developed further by members of the volunteer group, 'City Dirt Crew', to improve the condition and range of existing facilities and initiate a regular maintenance program.
- 2011 - The pump track circuit was built.
- 2017 - Significant renewal works.
  - Council endorsed a range of accessibility improvements. The BMX Hub was identified as an area requiring an upgrade to the existing path network.
- 2018 - Council raised Motion of Notice requesting that the BMX track be modified to include tracks more appropriate to the skill level of younger riders.
  - A community engagement consultation was undertaken.
- 2019 - The City Dirt Master Plan was developed by Oxigen.
  - At it's meeting held on 25 July 2019 Adelaide Park Lands Authority (Kadaltilla) carried the City Dirt Master Plan in Blue Gum Park / Kurangga (Park 20)
  - At its meeting held on 20 August 2019 Council approved the City Dirt Master Plan in Blue Gum Park / Kurangga (Park 20).
- **2023 - 2024** Delivery of a Concept Plan for the City Dirt precinct for Council and relevant stakeholders.
  - Ongoing communication and engagement with Kadaltilla (Adelaide Park Lands Authority) through e-news.



### Volunteers

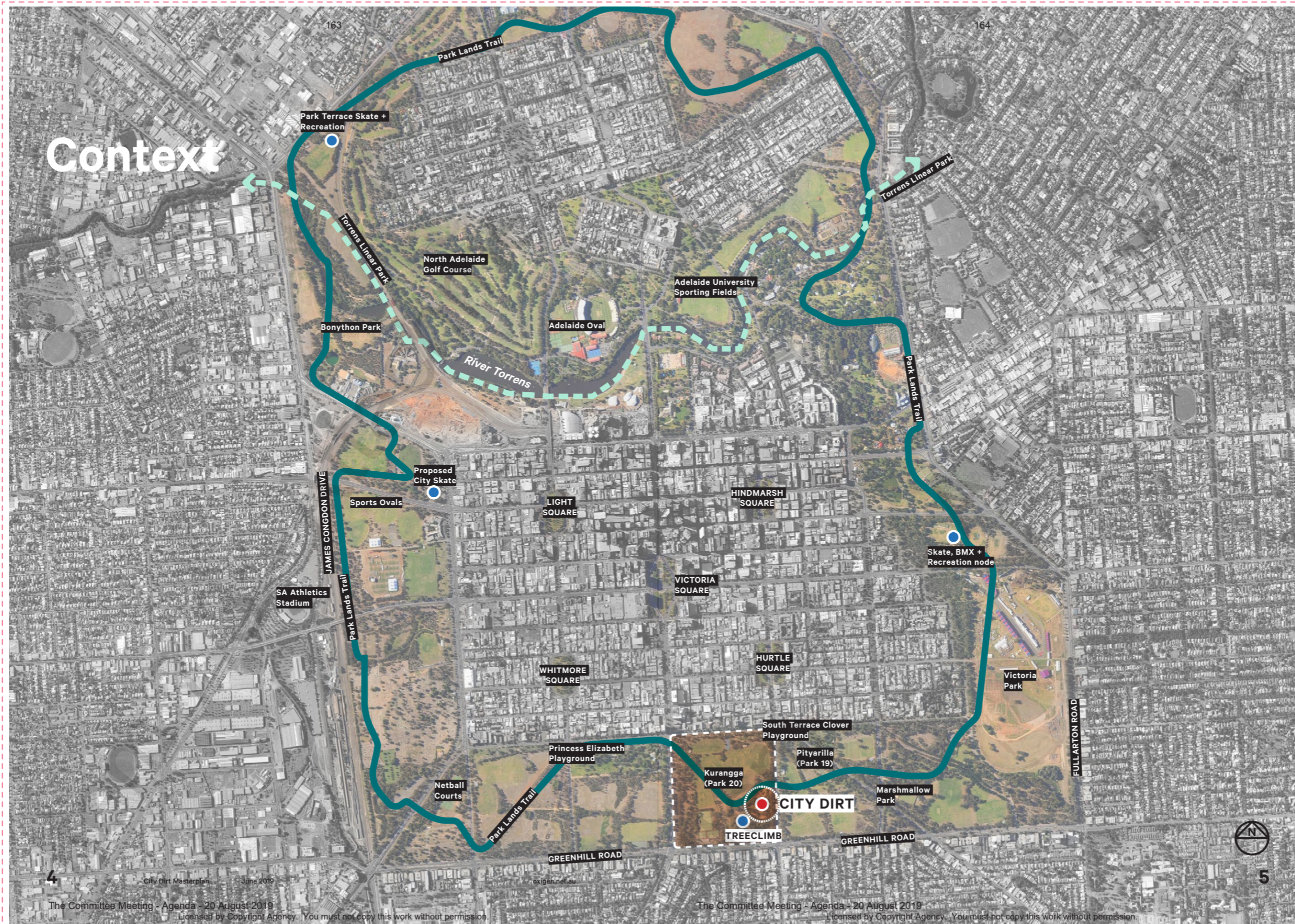
Over the past 12-14 years, the City Dirt Crew, an incorporated volunteer organization, has played a crucial role in the construction and maintenance of the BMX facilities, working closely with the City of Adelaide Council, collaborating on maintenance, resource management, and proposed changes. The Council acknowledges and appreciates the valuable contribution of the volunteer group, providing ongoing support and assistance for maintenance activities.



Development of the Advanced Track 2008-19

Extract: City Dirt Master Plan - Blue Gum Park / Kurangga (Park 20), Adelaide Park Lands - June 2019, Prepared by Oxigen

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## Context

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City Dirt Masterplan - June 2019

The Committee Meeting - Agenda - 20 August 2019  
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The Committee Meeting - Agenda - 20 August 2019  
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Extract: City Dirt Master Plan - Blue Gum Park / Kurangga (Park 20), Adelaide Park Lands - June 2019, Prepared by Oxygen

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## Existing Conditions



**1** Beginner Track looking south.



**2** Intermediate Track looking south, showing vantage point area.



**3** Area of the proposed path looking south, between Intermediate and Beginner Tracks.



**4** Lawn area between Pump and Intermediate Tracks, looking north-east.



**LEGEND:**

- Exeloo
- Existing BBQ
- Timber Seats
- Water Point
- Picnic Table Setting
- Power Bollard
- Timber Seats with Storage
- Bin



**5** Existing irrigated lawn area adjacent Advanced Track looking south-west.



**6** Existing BBQ, picnic tables and bike repair station. Existing public toilet in the background.



**7** Culvert storage under berm with raised viewing platform over.



**8** Existing entry from Unley Road with adjacent public toilet and wayfinding.

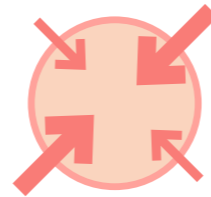
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## Design Principles



### 01 Community + Culture

Recognise the value of the site to the local riding community that utilise the site and the broader community that interact with the south Park Lands.



### 02 Accessibility

Provide a clear access and circulation network that caters to pedestrians and cyclists.



### 03 Park Lands Integration

Integrate assets within the surrounding Park Lands and the natural open space character of the site.



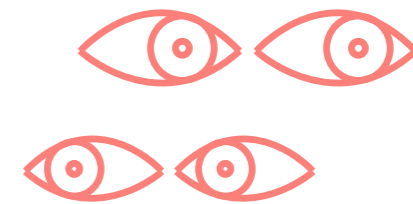
### 04 Amenity

Provide an attractive destination for all users utilising the inherent landscape qualities and the provision of an appropriate level of infrastructure to service its use.



### 05 Wide Appeal

Acknowledge the potential for a wide appeal across demographics for recreation and spectating.



### 06 Security + Safety

Provide a safe riding facility whilst facilitating appropriate levels of challenge with passive surveillance from adjacent landscape areas and streetscape.

# X150 City Dirt



## Concept Plan

### KEY MOVES

- Improve City Dirt entries and access to and within the site and links to Park Lands Trail and TreeClimb facility
- Create central Vantage Point with renewed furniture and improved viewer amenity
- Establish central meeting areas with renewed furniture, power and water points
- Improve links between Beginner and Pump Tracks by creating a tunnel and/or bridge connection that incorporates jumps and creates challenges for riders
- Reconfigure Intermediate Track by adding 'step up' ramp course within south zone to close skills gap between beginner and intermediate users
- Extend Beginner Track to create an optional loop to the south end with a 'skills test' zone, to improve the 'skill set' of young riders
- Enlarge, reconfigure and seal existing Pump Track
- Ensure the design meets DDA compliance and maintenance requirements
- Enhance lawn areas and incorporate native plantings along paths, track sides and natural swales

### LEGEND

- Existing asphalt paths
- Existing park lands trail - Ochre asphalt
- Proposed path - Exposed aggregate concrete
- Proposed path - compacted gravel
- Existing track extent - To be retained
- Existing track extent - To be decommissioned
- Proposed track
- Proposed tunnel within mound and access steps over
- New automated public toilet facility connected to GAP
- Soakage pits / natural swale landscape system
- Existing trees
- Extent of works

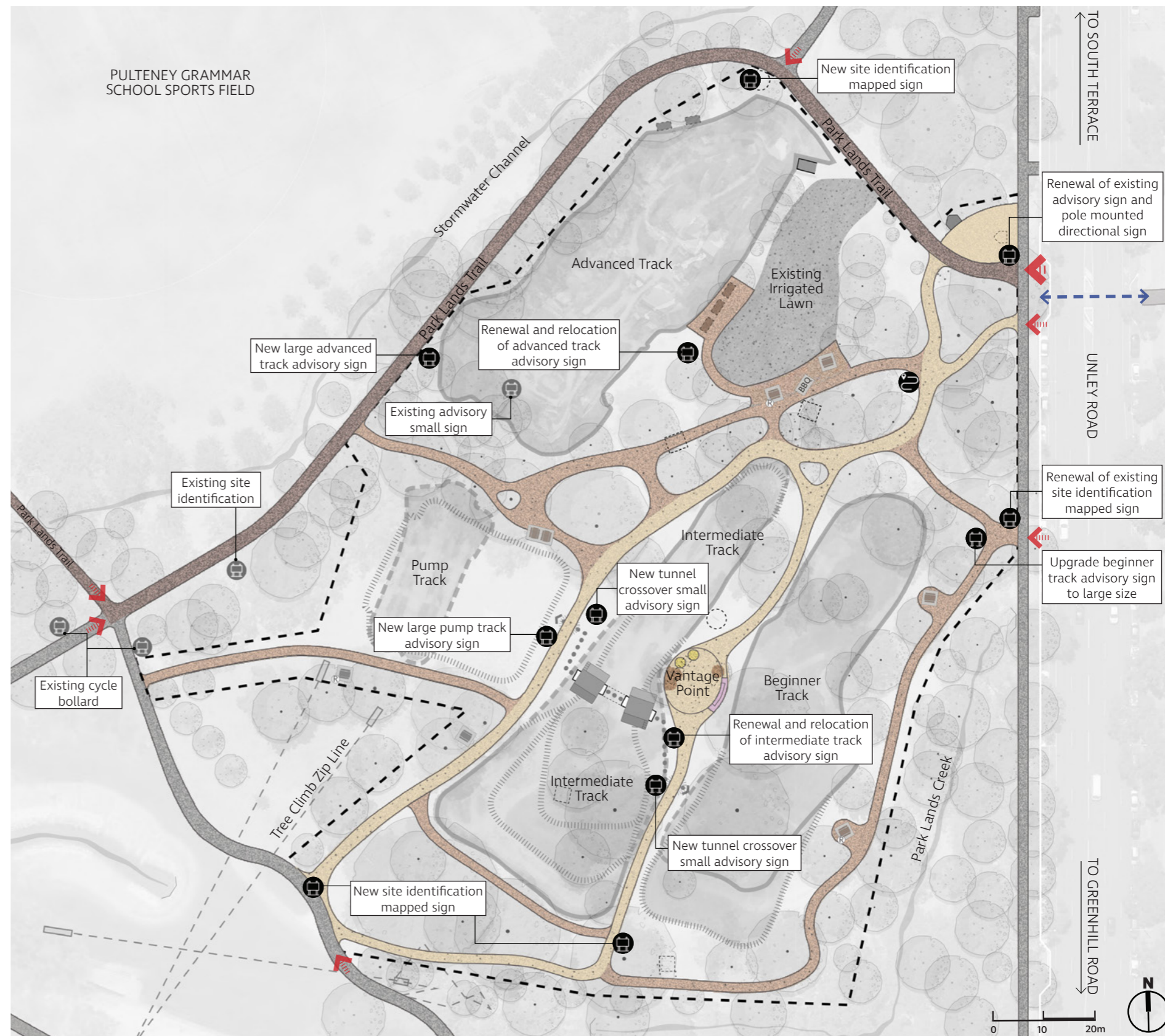


# X150 City Dirt

## Movement + Access

### KEY MOVES

- New internal paths to improve connection and access to BMX facilities and surrounding recreation areas
- Improve access and legibility using a hierarchy of materials and path widths for new path network throughout the whole site
- Ensure the design meets DDA compliance and maintenance requirements
- Retain existing asphalt paths and Park Lands Trail and connect with proposed internal paths
- Create central Vantage Point with 360 degree views, new insitu seating, renewed seating pods, litter bin, drinking fountain and improved viewer amenity
- New wayfinding and track identification to provide better site legibility of key BMX and adjacent facilities
- Protect all trees and formalize delineation between mulch areas, tree roots and path interface
- Consideration of Kaurna interpretation in the renewal of signage



### LEGEND

- Pedestrian main access points
- Pedestrian road crossing point
- Existing Asphalt paths
- Existing park lands trail - Ochre asphalt
- Proposed path - Exposed aggregate concrete
- Proposed Path - Compacted gravel
- Renewed Wayfinding + signage
- Existing wayfinding + signage
- New trailhead signage
- Extent of works



# X150 City Dirt



## BMX Tracks

### KEY MOVES

- Improve links between Beginner and Pump Tracks by creating a tunnel and/or bridge connection that incorporates jumps and creates challenges for riders
- Reconfigure Intermediate Track by adding 'step up' ramp course within south zone to close skills gap between beginner and intermediate users
- Incorporate 'timber slat' boarding to intermediate track's inclines of jumps, to reduce on-going maintenance
- Extend Beginner Track to create an optional loop to the south end with a 'skills test' zone, to improve the 'skill set' of young riders
- Enlarge and reconfigure existing Pump Track
- Ensure Beginner, Intermediate and Pump Tracks are sealed with a robust and durable sustainable polymer-based surface layer

### LEGEND

- Existing track extent - To be retained
- - - Existing track extent - To be decommissioned
- ||||| Proposed track
- Track riding direction
- ⌂ Proposed tunnel within mound and access steps over
- ⊙ Track entry points
- ⤴ Battered earth corner ramp
- ⤵ Battered earth step-up ramp
- ⤴ Timber jump skill test
- ⤵ Raised beam skill test
- ⤴ Timber see-saw skill test
- - - Extent of works



# X150 City Dirt



## Urban Elements

### KEY MOVES

- New amenity facilities adjacent Unley Road entry point:
  - DDA compliant and self-cleaning toilet facility connected to GAP water
  - Drinking fountain and bottle refill
  - 2x bike racks
  - Litter bin (relocate existing)
- Enhance amenity of Vantage Point:
  - New concrete insitu seating with rubber soft fall to seat;
  - Renewed seating pods;
  - New drinking fountain and bottle refill;
  - Renewed power bollard;
  - 2x new bike racks;
  - Litter bin (relocate existing);
- Renewed table and seating settings with DDA-compliant configurations fixed to new concrete base
- New bike repair and pump station adjacent Pump Track
- 2x existing water points to be lowered & capped in valve boxes
- Storage benches adjacent Advanced Track to be renewed

### LEGEND

- Renewed automated public toilet facility connected to GAP
- Decommissioned and removed existing toilet facility
- Renewed picnic table setting fixed to new concrete base
- Repositioned and renewed picnic table setting fixed to new concrete base
- Repositioned existing picnic table setting
- Existing BBQ
- Existing bike repair and pump station
- New bike repair and pump station
- New bike racks
- Existing water point
- Relocated power bollard
- Relocated drink fountain
- New power bollard
- New drink fountain
- Renewed storage bench
- Relocated bin
- Existing culvert storage under berm
- Existing bin location
- Extent of works



# X150 City Dirt

## Planting

### KEY MOVES

A range of existing species are found within Kurangga Park reflecting an ad-hoc development and planting program. The landscape character is open Eucalyptus woodland consistent to the site perimeter and mixed exotic canopy trees within the central zone. For new planting, refer to 'List of Species' in City of Adelaide's 'Strategic Revegetation Plan'.

### LEGEND

- Stormwater Buffer
  - New tree planting to increase shade at picnic nodes
  - Reinstatement of the eucalyptus canopy following stormwater corridor realignment and laying back of batters
- Buffer Edge Planting
  - Retain existing trees with new infill planting
  - Infill planting of eucalyptus to increase the extent of the open woodland character to the track perimeter
- Amenity Planting
  - Increase shade within the central node through new amenity trees
  - Improve sightlines through minor works to lift the canopy of existing species.
  - Allow winter light into the lawned areas through deciduous tree species selection.
- Trackside Planting
  - Increase the shade for users through new trees at sides of all existing tracks.
  - Deter access from track crossings, define trails + increase biodiversity through strategic pocket planting.
  - Prevent erosion, minimise visual impact of the taller mounding + increase biodiversity through trackside understorey native planting to south, west and north sides of the Advanced Track.
- Irrigated Turf
  - Improve surface condition through coring and topdressing. Connect to GAP Irrigation.
- Native planting edge of path delineation
- Soakage pits / natural swale landscape system
- Proposed organic mulch to infill existing tree surrounds
- Extent of works



# X150 City Dirt



## Artist's Impression

### BEGINNER TO PUMP TRACK CROSSOVER

The Intermediate Track crossover point ensures a smooth and safe connection between Beginner Track and Pump Track incorporating jumps that improve the user skill set.

Two options ensuring a safe crossover are proposed, either using a concrete pipe tunnel within mound or timber bridges.

Native plantings and strategically placed rocks along the crossover edges have the role of marking clear boundaries and ensuring safety by preventing collisions between cyclists crossing the tunnel/bridge and those on the intermediate track.



LOCALITY PLAN



Proposed view of concrete tunnel pipe within mound crossover



Proposed view of timber bridges crossover

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## Option Analysis

	Option 1	Option 2	Option 3
Scope	<p><b>Asset Renewals:</b></p> <ul style="list-style-type: none"> <li>Advanced Track - Light Touch</li> <li>Intermediate Track (Jump Zone) - Light Touch</li> <li>Beginners Track - Light Touch</li> <li>Pump Track - Renewal</li> <li>Existing Furniture - Various</li> <li>Existing Signage - Various</li> <li>Existing Toilet - Renewed Exeloo Unit</li> </ul> <p><b>New &amp; Upgrade</b></p> <ul style="list-style-type: none"> <li>Intermediate Track (Central) - New Tunnel &amp; Start Tabletop over</li> <li>Intermediate Track (South) - New Step-Up Zone</li> <li>Beginners Track - New Skills Zone</li> <li>Pump Track - Enlarged, sealed and Re-Orientated</li> <li>New concrete Vantage Point</li> <li>New concrete pathways</li> <li>New asphalt pathway</li> <li>New compacted gravel pathways</li> <li>New natural swale landscaping system</li> </ul>	<p><b>Asset Renewals:</b></p> <ul style="list-style-type: none"> <li>Advanced Track - Light Touch</li> <li>Intermediate Track (Jump Zone) - Light Touch</li> <li>Beginners Track - Light Touch</li> <li>Pump Track - Renewal</li> <li>Existing Furniture - Various</li> <li>Existing Signage - Various</li> <li>Existing Toilet - Renewed Exeloo Unit</li> </ul> <p><b>New &amp; Upgrade:</b></p> <ul style="list-style-type: none"> <li>Intermediate Track (Central) - New Tunnel &amp; Start Tabletop over</li> <li>Intermediate Track (South) - New Step-Up Zone</li> <li>Beginners Track - New Skills Zone</li> <li>Pump Track - Enlarged, sealed and Re-Orientated</li> <li>New concrete Vantage Point</li> <li>New concrete pathways</li> <li>New asphalt pathway</li> <li>New compacted gravel pathways</li> <li>New natural swale landscaping system</li> <li>New trackside planting</li> <li>New 1 in 6 turf embankment/viewing area with irrigation &amp; swale</li> <li>New GAP water connection</li> <li>New Amenity planting</li> <li>New mulch to infill existing</li> <li>New garden beds</li> <li>New Signage to compliment renewed</li> <li>New Furniture to compliment renewed</li> <li>Polymer Track Surfacing</li> </ul>	<p><b>Asset Renewals:</b></p> <ul style="list-style-type: none"> <li>Advanced Track - Light Touch</li> <li>Intermediate Track (Jump Zone) - Light Touch</li> <li>Beginners Track - Light Touch</li> <li>Pump Track - Renewal</li> <li>Existing Furniture - Various</li> <li>Existing Signage - Various</li> <li>Existing Toilet - Renewed Exeloo Unit</li> </ul> <p><b>New &amp; Upgrade:</b></p> <ul style="list-style-type: none"> <li>Intermediate Track (Central) - New Tunnel &amp; Start Tabletop over</li> <li>Intermediate Track (South) - New Step Up Zone</li> <li>Beginners Track - New Skills Zone</li> <li>Pump Track - Enlarged, Sealed and Re-Orientated</li> <li>New concrete Vantage Point</li> <li>New concrete pathways</li> <li>New asphalt pathway</li> <li>New compacted gravel pathways</li> <li>New natural swale landscaping system</li> <li>New trackside planting</li> <li>New 1 in 6 turf embankment/viewing area with irrigation &amp; swale</li> <li>New GAP water connection</li> <li>New Amenity planting</li> <li>New mulch to infill existing</li> <li>New garden beds</li> <li>New Signage to compliment renewed</li> <li>New Furniture to compliment renewed</li> <li>Polymer Track Surfacing</li> <li>New Storm water Buffer Planting</li> <li>New Buffer Edge Planting</li> <li>New electrical 1st-fix installations and Advance track lighting feasibility assessment</li> </ul>
Cost - Capital	<ul style="list-style-type: none"> <li>Planned Asset Renewal - \$1,154,907.00</li> <li>New/Upgrade - \$500,000</li> <li>Grant Funding - \$500,000</li> <li>Total - \$2,154,907.00</li> </ul>	<ul style="list-style-type: none"> <li>Planned Asset Renewal - \$1,154,907.00</li> <li>New/Upgrade - \$1,154,907.00</li> <li>Grant Funding - \$500,000</li> <li>Total - \$2,809,814.00</li> </ul>	<ul style="list-style-type: none"> <li>Planned Asset Renewal - \$1,154,907.00</li> <li>New/Upgrade - \$2,308,931.01</li> <li>Grant Funding - \$500,000</li> <li>Total - \$3,963,838.00</li> </ul>
Cost - Operating	<ul style="list-style-type: none"> <li>Minimal Operational cost in first 20 years.</li> <li>Typical Maintenance costs for this type of asset in the first 20 years due to unsealed nature of majority of bike tracks</li> </ul>	<ul style="list-style-type: none"> <li>Minimal Operational cost in first 20 years.</li> <li>Typical Maintenance reduced due to polymer track surfacing of majority of bike tracks.</li> <li>Typical Maintenance for introduction of turfed embankment and new furniture.</li> </ul>	<ul style="list-style-type: none"> <li>Minimal Operational cost in first 20 years.</li> <li>Typical Maintenance reduced due to polymer track surfacing of majority of bike tracks.</li> <li>Typical Maintenance for introduction of turfed embankment and new furniture.</li> <li>Significant time and resources required to establish new plantings.</li> </ul>
Time	<ul style="list-style-type: none"> <li>2023/24 Concept Design with Cost Estimate, CTG, Committee, Council &amp; PCG review, Funding submissions and approvals.</li> <li>Project Delivery (D&amp;C Contract).</li> </ul>	<ul style="list-style-type: none"> <li>2023/24 Concept Design with Cost Estimate, CTG, Committee, Council &amp; PCG review, Funding submissions and approvals.</li> <li>Project Delivery (D&amp;C Contract).</li> </ul>	<ul style="list-style-type: none"> <li>2023/24 Concept Design with Cost Estimate, CTG, Committee, Council &amp; PCG review, Funding submissions and approvals.</li> <li>Project Delivery (D&amp;C Contract).</li> </ul>
Quality	<ul style="list-style-type: none"> <li>This option provides a like for like renewal of assets in core areas and significant upgrade in quality to other core and ancillary areas.</li> <li>The quantum of upgrade elements in this option will attract more visitors to the Park Lands and increase visitation rates.</li> </ul>	<ul style="list-style-type: none"> <li>This option provides a like for like renewal of assets in core areas and significant upgrade in quality to other core &amp; ancillary areas.</li> <li>The quantum of upgrade elements in this option will attract more visitors to the Park Lands and provide more amenity, rest locations and visual assistance in and around the precinct.</li> </ul>	<ul style="list-style-type: none"> <li>This option provides a like for like renewal of assets in core areas and significant upgrade in quality to other core &amp; ancillary areas.</li> <li>The quantum of upgrade elements in this option will attract more visitors to the Park Lands and provide more amenity, rest locations and visual assistance in and around the precinct.</li> <li>The precinct will be surrounded by newly established greening to strengthen the desired 'woodland' setting for Park 20 and the City Dirt facility.</li> <li>The precinct will have electrical upgrades and connection points.</li> </ul>
Risks	<ul style="list-style-type: none"> <li>Risk of project not proceeding as main project objectives aren't met i.e. path delineation, the quality of the landscape and infrastructure and amenities to support higher visitation rates and length of stay.</li> <li>Risk of not meeting the expectation of stakeholders if not all lawn with irrigation with GAP water, trackside planting for formal safe path routes, amenity planting, furniture, signage and greening upgrades are installed.</li> <li>Risk of not meeting the expectation of stakeholders if the greater greening and electrical upgrades around the precinct is not installed in line with Master Plan.</li> <li>Risk of not receiving the Grant Funding and matching council funding may reduce scope of works and limit to New and Upgrade Funding.</li> <li>Risk of not having the ability to compete with the various suburban and regional dirt bike tracks in South Australia and losing patrons.</li> <li>Risk of future stages not proceeding.</li> </ul>	<ul style="list-style-type: none"> <li>Risk of not meeting the expectation of stakeholders if the greater greening and electrical upgrades around the precinct is not installed in line with Master Plan.</li> <li>Risk of not receiving the Grant Funding and matching council funding may reduce scope of works and limit to New and Upgrade Funding.</li> <li>Risk of not having the ability to compete with the various suburban and regional dirt bike tracks in South Australia and losing patrons.</li> <li>Risk of future stages not proceeding.</li> </ul>	<ul style="list-style-type: none"> <li>Risk of not receiving the Grant Funding and matching council funding may reduce scope of works and limit to New and Upgrade Funding.</li> </ul>
Stakeholder Expectations	<ul style="list-style-type: none"> <li>Administration has engaged with key stakeholders (City Dirt Crew, CoA City Operations, Assets, Park Lands &amp; Sustainability and Community Lifestyle teams) regarding the design (renewal &amp; upgrade areas), operation and on-going maintenance issues to develop an enhanced City Dirt precinct that will meet stakeholder expectations and be in line with AM renewal programming.</li> </ul>	<ul style="list-style-type: none"> <li>Administration has engaged with key stakeholders (City Dirt Crew, CoA City Operations, Assets, Park Lands &amp; Sustainability and Community Lifestyle teams) regarding the design (renewal &amp; upgrade areas), operation and on-going maintenance issues to develop an enhanced City Dirt precinct that will meet stakeholder expectations and be in line with AM renewal programming.</li> </ul>	<ul style="list-style-type: none"> <li>Administration has engaged with key stakeholders (City Dirt Crew, CoA City Operations, Assets, Park Lands &amp; Sustainability and Community Lifestyle teams) regarding the design (renewal &amp; upgrade areas), operation and on-going maintenance issues to develop an enhanced City Dirt precinct that will meet stakeholder expectations and be in line with AM renewal programming.</li> </ul>
Recommend	<b>X Not recommended</b>	<b>✓ Preferred Option</b>	<b>X Not recommended</b>

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## Evaluation

Design Principles	Key attributes	Option 1	Option 2	Option 3
 <b>BMX Tracks &amp; Community</b>	<ul style="list-style-type: none"> <li>Upgrades to existing tracks</li> <li>Improvements to the riding experience with addition of new challenges, jumps and ramps</li> <li>Close skills gap between different level riders</li> <li>Upgraded track identification</li> <li>Seal tracks with sustainable polymer track surfacing</li> </ul>	    	    	    
 <b>Movement + Access</b>	<ul style="list-style-type: none"> <li>Improved connection and access to BMX facilities and surrounding recreation areas through new internal pathways</li> <li>Upgraded wayfinding for better site legibility</li> <li>New wayfinding and signage</li> </ul>	  	  	  
 <b>Park Lands Integration</b>	<ul style="list-style-type: none"> <li>Integrate assets within the surrounding Park Lands and the natural open space character of the site</li> <li>Connect to existing Park Lands Trail</li> </ul>	 	 	 
 <b>Increased Greening</b>	<ul style="list-style-type: none"> <li>Retain and protect all existing trees</li> <li>Improved drainage through new soakage pits</li> <li>Trackside planting to define pathways and tracks</li> <li>New irrigated turf embankment/viewing area</li> <li>New amenity planting and mulch to infill existing tree surrounds</li> <li>Increased shade through new trees planting</li> <li>New GAP water connection</li> </ul>	      	      	      
 <b>Wide Appeal</b>	<ul style="list-style-type: none"> <li>Acknowledge the potential for a wide appeal across demographics for recreation and spectating</li> <li>Ensure the design meets DDA compliance</li> </ul>	 	 	 
 <b>Security + Safety</b>	<ul style="list-style-type: none"> <li>Provide a safe riding facility whilst facilitating appropriate levels of challenge with passive surveillance from adjacent landscape areas and streetscape</li> <li>Advanced track lighting feasibility assessment and additional power supply</li> </ul>	 	 	 
<b>Total Cost</b>		<b>\$ 2.15M</b>	<b>\$ 2.8M</b>	<b>\$ 3.95M</b>

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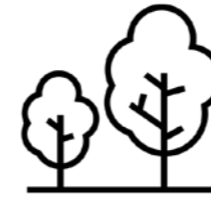
## Quick Facts



**BMX Tracks**



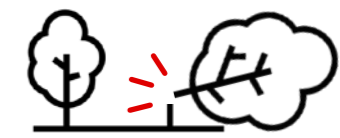
**Internal Pathways**



**Greening**



**Amenity Facilities**



**Environmental Disturbance**

Existing (Current conditions)	BMX Tracks	Internal Pathways	Greening	Amenity Facilities	Environmental Disturbance
Advanced Track - not sealed Intermediate Track - not sealed Beginner Track - not sealed Pump Track - not sealed		Unclear and informal path delineation	+ 200 trees + 500sqm irrigated turf	Basic amenity facilities: outdated toilet facility, BBQ, picnic tables, timber seatings, water points and bins	-
<b>Option 1</b>	Advanced - light touch Intermediate - 20% increased track Beginner - 15% increased track Pump - 50% increased track & 100% sealed	90% improvement	5% increase	40% renewed	None
<b>Option 2</b>	Advanced - light touch Intermediate - 20% increased track & 100% sealed Beginner - 15% increased track & 100% sealed Pump - 50% increased track & 100% sealed	100% improvement	30% increase	60% renewed and upgraded	None
<b>Option 3</b>	Advanced - light touch Intermediate - 20% increased track & 100% sealed Beginner - 15% increased track & 100% sealed Pump - 50% increased track & 100% sealed	100% improvement	50% increase	70% renewed and upgraded	None

\* Quick facts presented for the concept design focus only. Exact quantities to be determined at a future project stage.

# X150 City Dirt



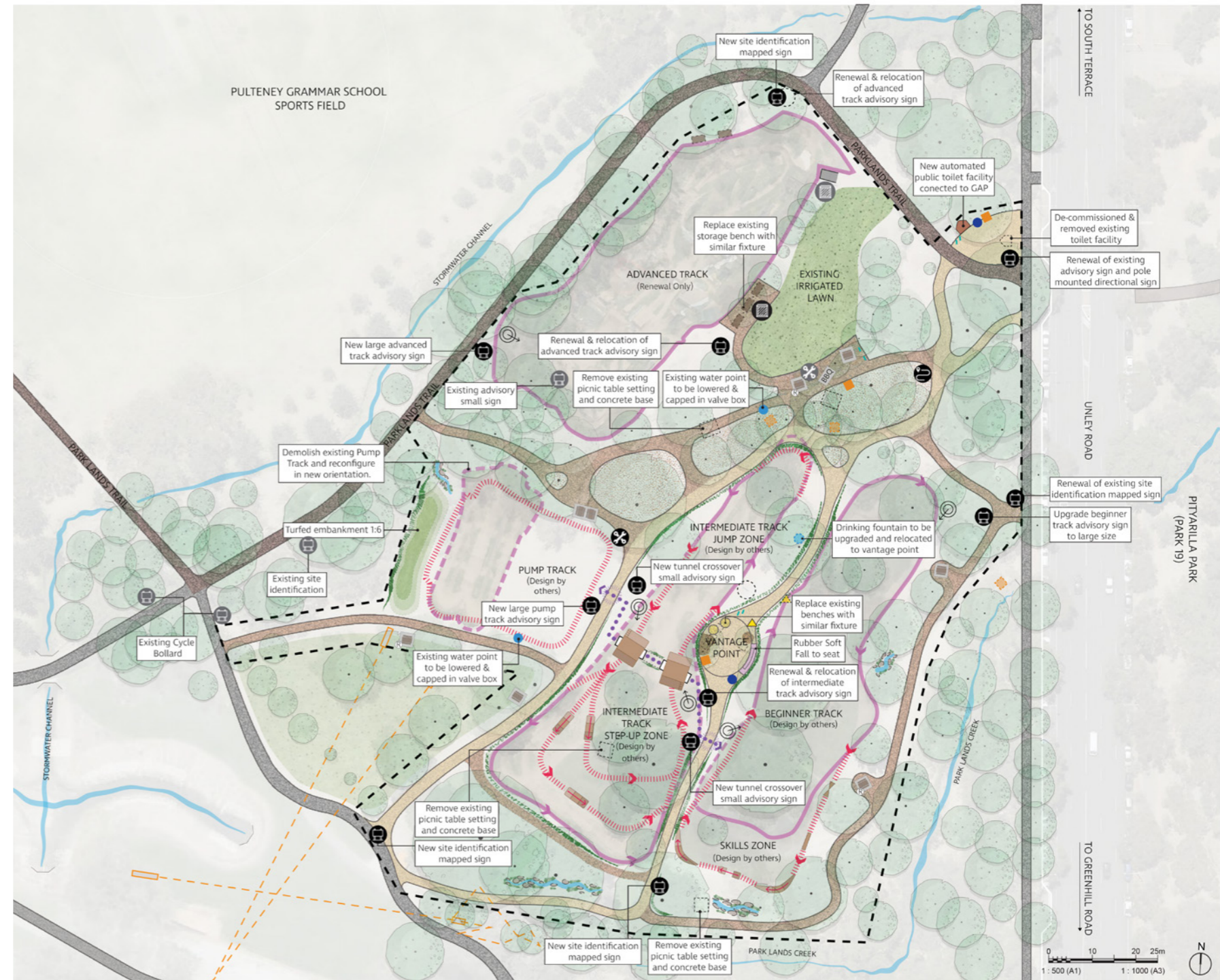
## Recommendation - Option 2

### KEY MOVES

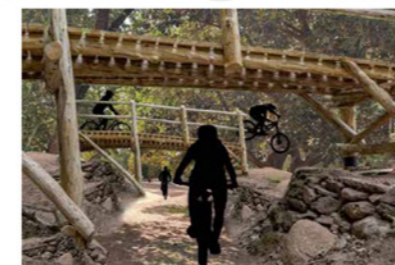
- Improve linkage between Beginner and Pump Tracks
  - Create connection between tracks, with tunnels and/or bridges that incorporate jumps and improve user skill set
- Reconfigure Intermediate Track
  - Add 'step-up' ramp course within south zone to close skills gap between beginner and intermediate users
  - Incorporate 'timber slat' boarding to inclines of jumps, to reduce on-going maintenance
- Extend Beginner Track to create optional longer loop to the southern end with a 'skills test' zone, to improve the 'skill set' of younger riders
- Improve access and legibility within and around the site using a hierarchy of materials and path widths for the new path network
  - Ensure the design meets DDA compliance and CoA maintenance requirements
  - Allow for maintenance vehicles access throughout 'central spine' with a minimum width of 3m
- Create central Vantage Point with 360 degree views, new insitu seating, renewed seating pods, litter bin, drinking fountain and improved viewer amenity
- Rationalise activity nodes and create recreation hubs
- Enlarge, reconfigure and seal existing Pump Track
- Enhance picnic, barbecue and seating areas
- Protect all trees and formalise delineation between mulch areas, tree roots and path interface
- Provide turfed embankment near Pump Track for natural viewing area
- Mitigation of local flooding issues by incorporating natural swales and soakage trenches, with rocks and native plantings
- Delineation of paths using native plantings and rocks where appropriate

**Legend:**

	Shared Use Path - Asphalt (Existing)		Proposed Organic Mulch		Existing Water Point
	Park Lands Trail - Ochre Asphalt (Existing)		Overhead Tree Climb Zip Line (Existing)		Relocated Drink Fountain
	Proposed Path - Exposed Agregate Concrete		New Trailhead Signage Node		New Drink Fountain
	Proposed Path - Compacted Gravel		Wayfinding + Signage (see notes)		Existing Bin Location
	Existing Track - To be retained		Existing Bike Repair and Pump Station		Relocated Bin
	Existing Track - To be decomissioned		New Bike Repair and Pump Station		New bike racks
	Proposed Track		Existing Storage		Relocated Power Bollard
	Track Entry Points		Renewed Storage		Renewed Power Bollard
	Proposed Tunnel Within Mound and access steps over		Repositioned Signage		Extent of Works
	Battered Earth Corner Ramp		Renewed Picnic Table Setting Fixed To New Concrete Base		
	Battered Earth Step-Up Ramp		Repositioned & renewed Picnic Table Setting Fixed To New Concrete Base		
	Timber Jump Skill Test		Repositioned Picnic Table Setting		
	Raised Beam Skill Test		BBQ Existing BBQ		
	Timber See-Saw Skill Test		Existing Trees		
	Soakage Pits / Natural Swale				
	Native Planting Edge of Path Delineation				



Artist's impression featuring crossover with concrete tunnel pipe within mound.



Artist's impression featuring crossover with timber bridges.



Timber jumps at Keystone Bike Park, Colorado - USA  
Image credit: <https://thearmworld.com/2019/10/03/keystone-bike-park/>



Raised beam skill test Winterberg - Germany  
Image credit: <https://www.parkbike.com/photo/249992/>



Artist's impression featuring delineation of paths.



# X150 City Dirt

## Recommendation



### **Option 2 - Base Renewal And Upgrade Of Existing Facilities With Mid-Level Enhancements**

#### **RECOMMENDATION BASED ON THE FOLLOWING JUSTIFICATION:**

This option whilst not delivering the full Master Plan project brief, it delivers the core Vision of the City Dirt Master Plan 'A community recreation asset with a strong cultural identity and contributing to high quality public space within the Adelaide Park Lands.'

Including the six principals:

1. Community and Culture
2. Accessibility
3. Park Lands Integration
4. Amenity
5. Wide Appeal
6. Security and Safety

#### **For best opportunity to succeed the project team requires:**

Approval – To proceed with Option 2 as Stage 1 and Stage 2 delivered at a later date which includes the following scope Stormwater Buffer, Buffer Edge Planting and Electrical Installations/ Feasibility Study.